

LEGAL NOTICE

NOTICE IS HEREBY GIVEN that the Zoning Board of Appeals (ZBA) of the Town of Darien, Connecticut will meet in Public Meeting Room 206 (or alternative if necessary) of the Darien Town Hall, 2 Renshaw Road at 7:45 P.M. on Wednesday, December 16, 2015 or any adjournment or adjournments thereof, to conduct Public Hearings and/or act on the following:

CALENDAR NO. 54-2015 The application of Wilder G. Gleason, Esq. and Gleason & Associates LLC on behalf of Job & Ingebord Sandberg, owner, and Justin Scott, contract purchaser, submitted on October 21, 2015 for variances of Section 406 of the Darien Zoning Regulations; to allow the lifting of the existing residence, with additions, approximately 7'; and to allow the lifting of the existing shed approximately 8' with conversion of the structure to a habitable home office and poolhouse; Section 406: 2.8 in lieu of 25.0 feet minimum required north side yard setback, 30.1 in lieu of 40.0 feet minimum required front yard setback, and 47.3 in lieu of 65.0 front yard setback as measured from the centerline of Pear Tree Point Road for the residence; and -3.1 in lieu of 25.0 feet minimum required north side yard setback for the shed/office/poolhouse. The property is situated on the west side of Pear Tree Point Road approximately 900 feet south of the northerly intersection with Long Neck Point Road and is shown on Assessor's Map #60 as Lot #51, being 47 Pear Tree Point Road and located in an R-1 (residential) Zone.

CALENDAR NO. 53-2015 The application of Jeffrey McDougal and William W. Seymour & Assoc. on behalf of ERI Building & Design, LLC, and Devin & Michael Conroy, owner, submitted on October 20, 2015 for variances of Section 406 of the Darien Zoning Regulations; to allow the installation of AC equipment and the construction of front steps, side steps, front porch, second story, two story, and garage/deck additions; Section 406: 16.4 in lieu of 30.0 feet minimum required front yard setback and 40.8 in lieu of 55.0 feet minimum required front yard setback as measured from the centerline of Wakemore Street; 2.5 in lieu of 10.0 feet minimum required west side yard setback; 15.8 in lieu of 22.5 feet minimum required east side yard setback; and 18.3 in lieu of 25.0 feet minimum required total of two side yards setback. The property is situated on the north side of Wakemore Street approximately 450 feet east of the intersection with Hoyt Street and is shown on Assessor's Map #8 as Lot #219, being 20 Wakemore Street and located in an R-1/3 (residential) Zone.

CALENDAR NO. 55-2015 The application of Robert Brown submitted on November 18, 2015 for variances of Section 406 of the Darien Zoning Regulations; to allow the reconstruction of the kitchen roof, the construction of a second story addition and a covered front porch; Section 406: 14.9 in lieu of 30.0 feet minimum required front yard setback and 39.9 in lieu of 55.0 feet minimum required front yard setback as measured from the centerline of Anthony Lane for the kitchen reconstruction; 19.3 in lieu of 30.0

feet minimum required front yard setback and 44.3 in lieu of 55.0 feet minimum required front yard setback as measured from the centerline of Anthony Lane for the second story addition; and 22.7 in lieu of 30.0 feet minimum required front yard setback and 47.7 in lieu of 55.0 feet minimum required front yard setback as measured from the centerline of Anthony Lane for the covered porch. The property is situated on the southwest corner of the intersection formed by Anthony Lane and Hillside Avenue and is shown on Assessor's Map #47 as Lot #45, being 39 Hillside Avenue and located in an R-1/3 (residential) Zone.

CALENDAR NO. 56-2015 The application of Bruce Hill, Law Office of Bruce Hill, LLC and Jon Roos - Dodaro Architects on behalf of Marisa Perkins submitted on November 18, 2015 for variances of Section 406 of the Darien Zoning Regulations; to allow the contruction of a covered front porch and the enclosure of a breezeway; Section 406: 59.2 in lieu of 65.0 feet minimum required front yard setback as measured from the centerline of Conant Place for the front porch; 33.2 in lieu of 40.0 minimum required front yard setback and 48.2 in lieu of 65.0 feet minimum required front yard setback as measured from the centerline of Conant Place for the breezeway. The property is situated on the east side of Conant Place at the four road intersection of Conant Place, Salem Straits, Peabody Lane and Candlewood Lane and is shown on Assessor's map #62 and Lots #72 & 73, being 5 Conant Place and located in an R-1 (residential) Zone.

Plans and related application materials may be reviewed during regular office hours, Monday through Friday 8:30 A.M. to 4:30 P.M. at the Planning and Zoning Office, Town Hall, 2 Renshaw Road, Darien, CT. At the Public Hearing, interested persons may be heard and written communication may be received.

Gary Greene,
Chair